



James Campbell Company, LLC
1001 Kamokila Boulevard
Kapolei, Hawaii 96707

2017 Institutional Controls Annual Report
Del Monte Pineapple Plantation Superfund Site
Kunia, Oahu, Hawaii

September 2017

**2017 Institutional Controls Annual Report
Del Monte Pineapple Plantation Superfund Site
Kunia, Oahu, Hawaii**

Prepared for:
James Campbell Company, LLC

Prepared by:
Environmental Risk Analysis, LLC
905A Makahiki Way
Honolulu, Hawaii 96826
Tel 808.425.0968

September 26, 2017

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**2017 Institutional Controls
Annual Report**

Del Monte Pineapple Plantation
Superfund Site
Kunia, Oahu, Hawaii

1. INTRODUCTION

Environmental Risk Analysis, Inc. (ERA) has prepared this Institutional Controls Annual Report (IC Annual Report) on behalf of the James Campbell Company LLC (Campbell) to comply with the requirements of the March 19, 2007 Institutional Controls Consent Decree (Consent Decree) for the Del Monte Pineapple Kunia Plantation Superfund Site. Campbell owned the Site at the time of the Consent Decree, but no longer owns any portion of the Site. A Site Vicinity Map is presented as Figure 1 and a Site Plan is presented as Figure 2. The U.S. Environmental Protection Agency (EPA) identification number for the Site is HID 980637631.

2. PROJECT OBJECTIVES

The Consent Decree requires that Campbell monitor institutional controls at the Site to verify that property owners and lessees have not:

1. undertaken any construction in the Source Area or the Well Restriction Area that has damaged or interfered with, or might damage or interfere with, any perched or basal groundwater monitoring or extraction wells, or equipment associated with those wells; or
2. applied for a water-use permit to withdraw water from any well located in the Well Restriction Area.

The objectives of this report are to summarize activities undertaken by Campbell during the previous year to comply with the requirements of the Consent Decree and to certify such information as required by the EPA. This report is for the period September 18, 2016 to September 1, 2017.

3. MONITORING OF INSTITUTIONAL CONTROLS

To comply with the Consent Decree, ERA obtained records from Campbell associated with Paragraph 7 of the Consent Decree which requires that Campbell provide the EPA with written notice before completing a proposed title conveyance of property within the Site. Additionally, ERA performed monthly reviews of State of Hawaii Department of Land and Natural Resources (DLNR) Water Commission Monthly Reports and performed a site visit to verify that required institutional controls were in place. This information is summarized in the following sections.

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Annual Report**

Del Monte Pineapple Plantation
Superfund Site
Kunia, Oahu, Hawaii

3.1 Conveyance of Property Titles

No conveyance of property titles occurred during this past year. Although Campbell no longer retains ownership of any portion of the Site, they will continue to monitor property transactions and provide appropriate notifications to future property owners and the EPA as required by the Consent Decree.

3.2 Status of Remaining Property

The Source Area was conveyed to Hawaii Agriculture Research Center on November 17, 2009 as part of the Kunia Village disposition. Subdivision of the Source Area has been authorized and approved by the Land Court, State of Hawaii (Land Court Application 1069). The Source Area boundary and final Land Court Map are shown in the figures presented as Appendix A.

3.3 Certifications of Compliance

Certifications of compliance with the Declaration of Environmental Restrictions (Well Restriction Area) from current property owners for the past year are summarized in the table below. Copies of signed certifications are presented in Appendix B.

Purchaser	Site Section	Certification Date	Signatory
Hawaii Agriculture Research Center	Kunia Village (Figure 3)	June 7, 2017	Stephanie A. Whalen
Island Palm Communities LLC (formerly known as Army Hawaii Family Housing LLC due to name change in Sep 2010)	Kunia Section 9 (Figure 4)	June 8, 2017	Pete Sims
Kunia Loa Ridge Farmlands (c/o Huakai Management)	Kunia Section 2 (Figure 5)	July 13, 2017	Briana Flores
Syngenta Hawaii, LLC	Kunia Section 6 (Figure 6)	June 20, 2017	Tyler Yonemori
Fat Law's Farm, Inc.	Kunia Section 8 (Figure 7)	July 13, 2017	Frank Law

3.4 Records Review

Environmental Risk Analysis, LLC (ERA) reviewed Monthly Water Resource Bulletins from the DLNR Commission on Water Resource Management (the Commission) to verify that no new applications for well construction and pump installations or groundwater use permits within the Well Restriction Area had been submitted during the previous year. The Well Restriction Area covers portions of DLNR well quadrants 3-2503, 3-2603 and 3-2703 as shown in Figure 8. Review of the available bulletins (during the period of September 2016 through August 2017) indicated that no new well or groundwater permit applications were submitted to the DLNR for these three quadrants during this reporting period. The bulletins can be found at www.hawaii.gov/dlnr/cwrn.

ERA also reviewed publicly available minutes from Commission meetings (during the period of September 2016 through August 2017) to verify that no water use permits for the Well Restriction Area were submitted to the DLNR during this reporting period. The meeting minutes can be found at www.hawaii.gov/dlnr/cwrn.

3.5 Site Inspection

On August 8, 2017, ERA conducted a visual inspection of the Source Area, the Phytoremediation Area and Basal Monitoring Wells (BMW). The major components of the remediation system consist of:

- A soil vapor extraction (SVE) system with carbon absorption to remove deep soil contaminants and reduce perched water impacts on the basal aquifer.
- Vegetated soil cover and storm water controls uphill of the Source Area.
- A groundwater extraction system providing hydraulic containment and dewatering of the perched aquifer area. Extracted groundwater is treated using phytoremediation.

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Kunia, Oahu, Hawaii

The Source Area contains: BMW-1 and BMW-2, monitoring wells, storm water controls, and SVE and groundwater extraction systems consisting of extraction wells, treatment system components, and controls. The SVE controls are installed on a concrete slab enclosed by a chain link fence and metal roof. In general, all wells and remediation components located inside of the Source Area appeared to be in good condition. ERA observed the following:

- Small water leak due to a split in the hose associated with EW-34.
- Protective bollards surrounding the stand-alone monitoring wells were in place and in good condition.
- Wells within the source area were secured with padlocks that were functioning and in good condition.
- Well covers were functioning and appeared in good condition.

During the inspection, the Source Area landscape was well maintained. Vegetation (grasses consistent with the surrounding agricultural areas) appeared healthy, along with a few patches of exposed soil. The drainage channel located in the northeastern portion and eastern boundary of the Site was heavily vegetated and the diversion ditch south of the SVE controls area was observed to be in good condition with minimal vegetation.

The Phytoremediation Area appeared to be in good condition. The high-density polyethylene (HDPE) liner appeared to be in good condition. ERA made the following observations:

- Pipe fittings on the south site of the phytoremediation area were leaking when water was running through the system.
- Vegetation control for the phytoremediation area was good.

After examining the Phytoremediation Area, ERA conducted a drive-through inspection of the basal monitoring well field including wells BMW-3 through BMW-7, and the DLNR Mauka Deep Monitoring Well. The wells appeared intact and secure. ERA observed the following:

- The DLNR Mauka Deep Monitoring Well had two locks that appeared in good condition. The 10-foot fence surrounding the well was in good condition but was not secured. Vegetation control surrounding the well was good.
- Minor corrosion was observed on chipped areas of the monitoring wells and bollards.

ERA was unable to inspect the Pearl Harbor Middle Deep Exploratory Well due to heavy vegetation that made the well inaccessible.

4. SUMMARY AND CONCLUSIONS

ERA conducted an inspection to verify that institutional controls were working effectively in the Source Area and Well Restriction Area of the Site. Based on our review of available information, ERA concluded the following:

- Affected lessees and landowners certified compliance with the Consent Decree;
- No permits for water use in restricted areas have been requested of the DLNR's Water Commission;
- An inspection of the Source Area, the Phytoremediation Area and basal monitoring wells confirmed that the remediation system is intact and operational; and
- No construction or other activities have interfered with the functioning of the basal monitoring wells.

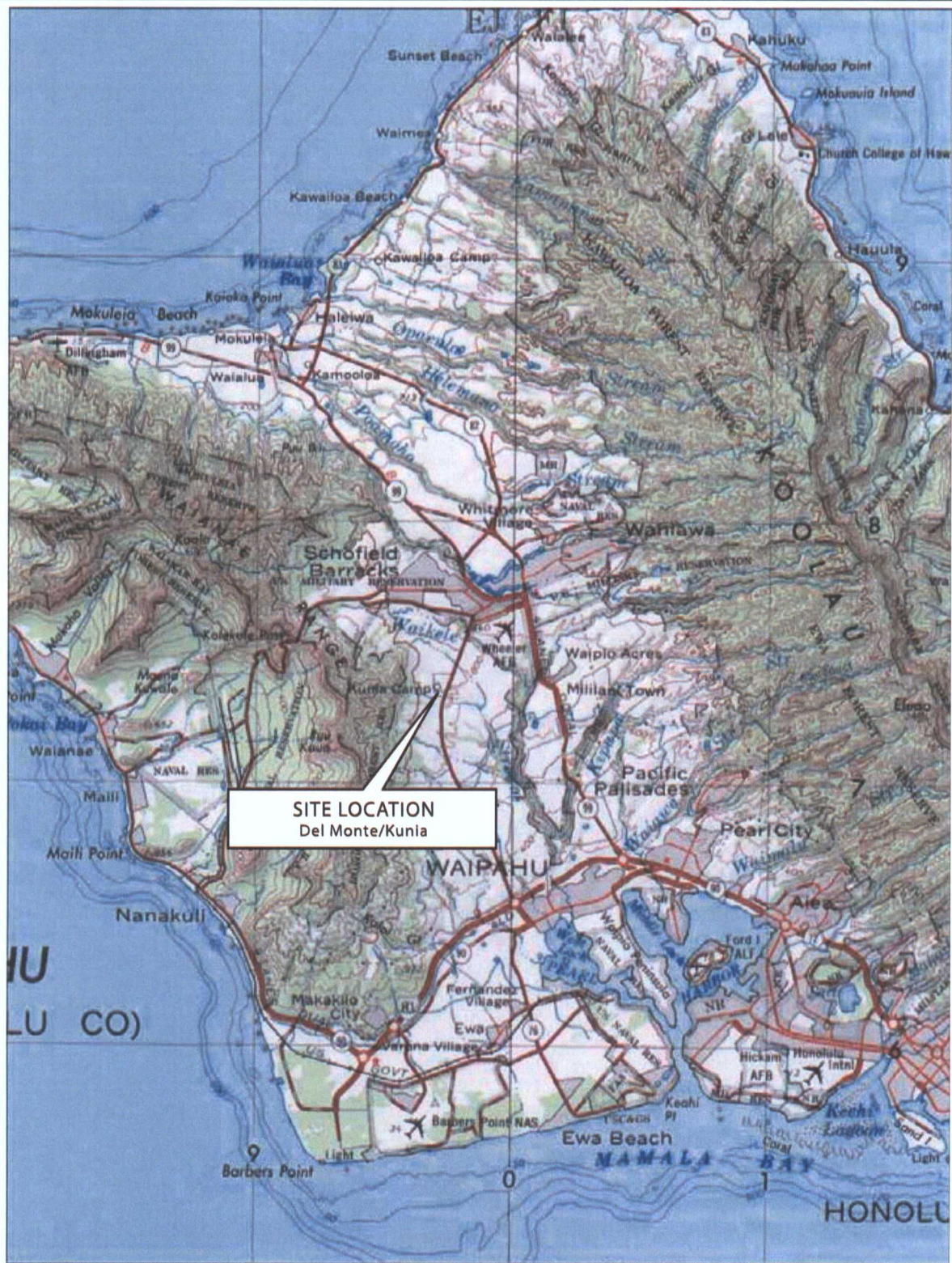
5. REFERENCES

Commission on Water Resource Management, www.hawaii.gov/dlnr/cwrn.

Environmental Protection Agency, Region IX. 2007. CERCLA Administrative Order on Consent with the James Campbell Company, LLC. March 19.

Mink, J. F. and S. L. Lau, 1990, Aquifer Identification and Classification for the Island of Oahu: Groundwater Protection Strategy for Hawai'i. Water Resources Research Center, University of Hawai'i at Manoa, Technical Report No. 179.

FIGURES



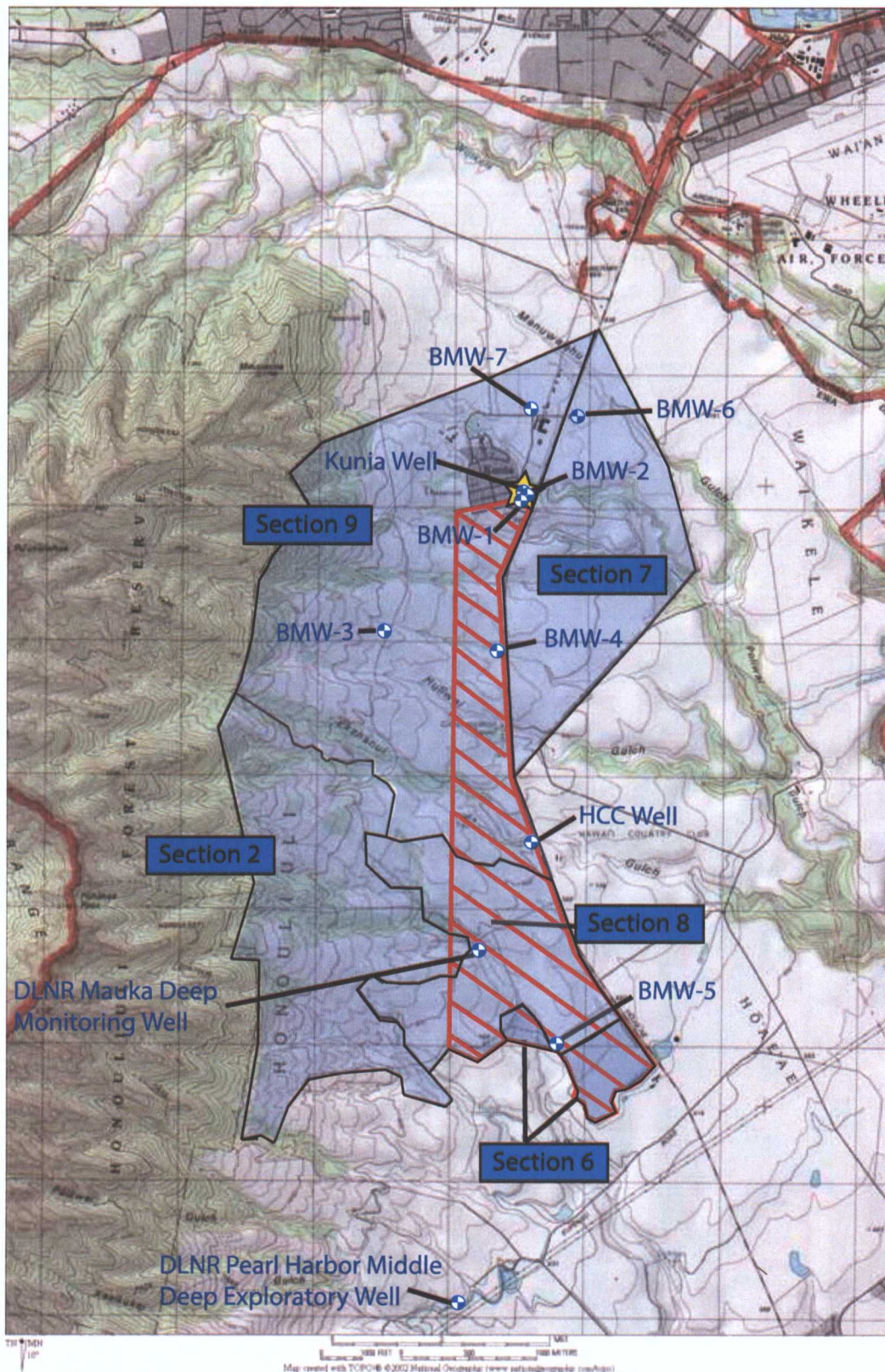
0 1 2 3 4 5 6 7 miles
0 1 2 3 4 5 6 7 10 km
Map created with TOPO!® ©2002 National Geographic (www.nationalgeographic.com/topo)






Site Vicinity Map

Del Monte/Kunila

Figure 1



EXPLANATION

-  Well Locations
-  EPA Well Restriction Area
-  Source Area

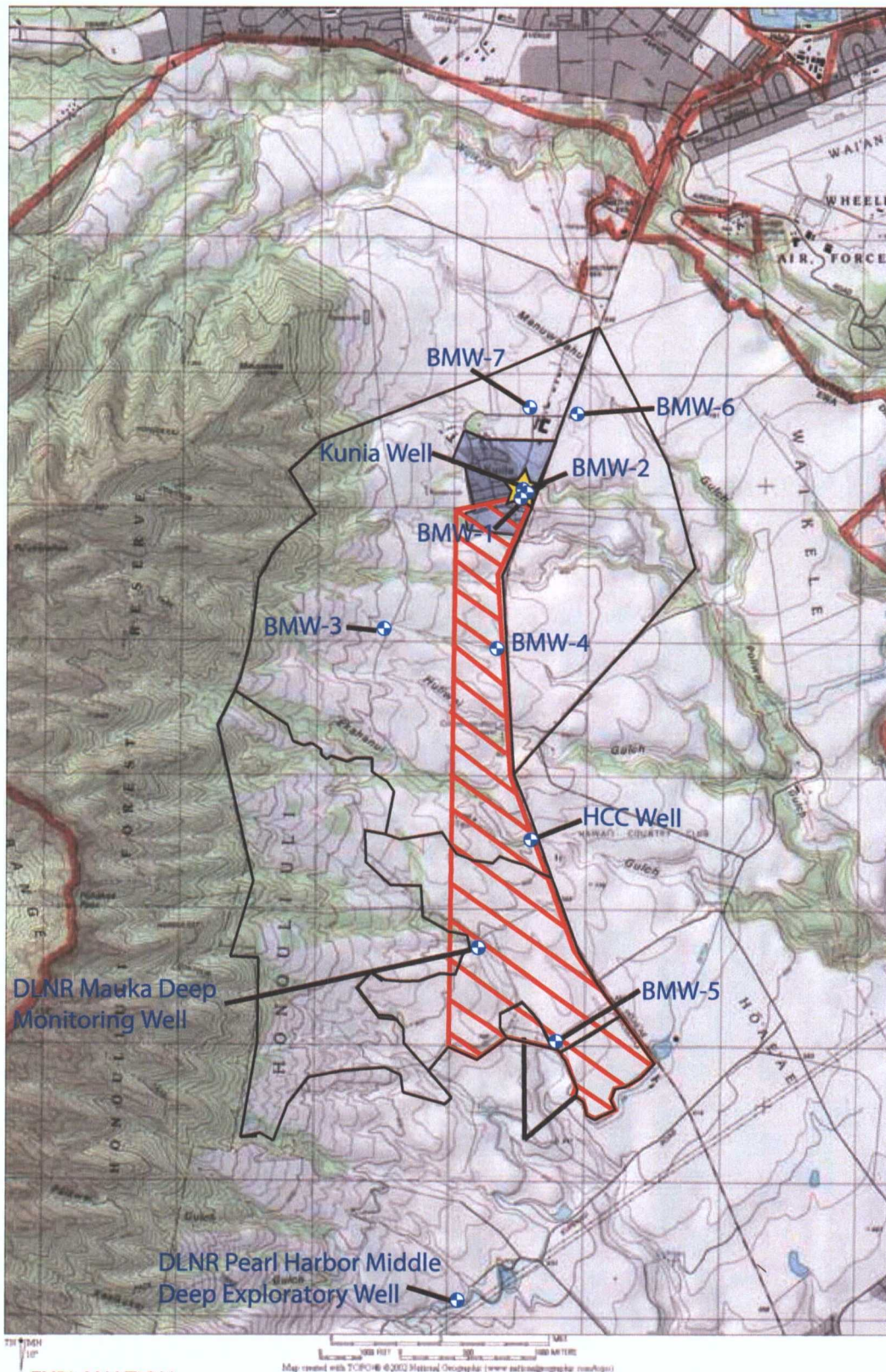
Source: Letter to Ms. Janet Rosati, EPA Project Coordinator
from James Campbell Company, October 2, 2007



Site Plan

Del Monte/Kunia

Figure 2



EXPLANATION



EPA Well Restriction Area



Source Area

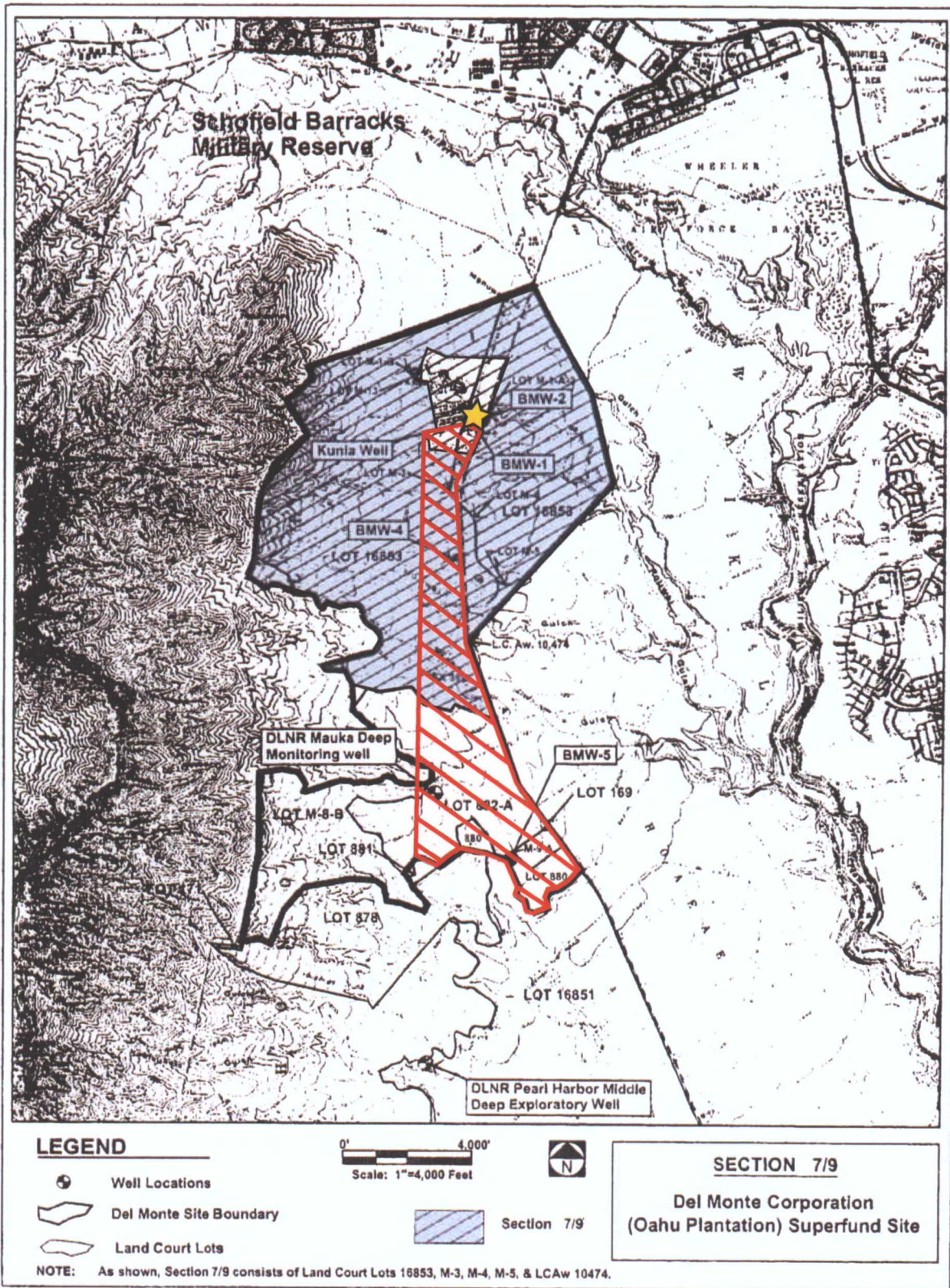


Kunia Village

Source: Letter to Ms. Janet Rosati, EPA Project Coordinator
from James Campbell Company, October 2, 2007



Site Plan
and Kunia Village
Del Monte/Kunia
Figure 3



EXPLANATION

EPA Well Restriction Area

Source Area

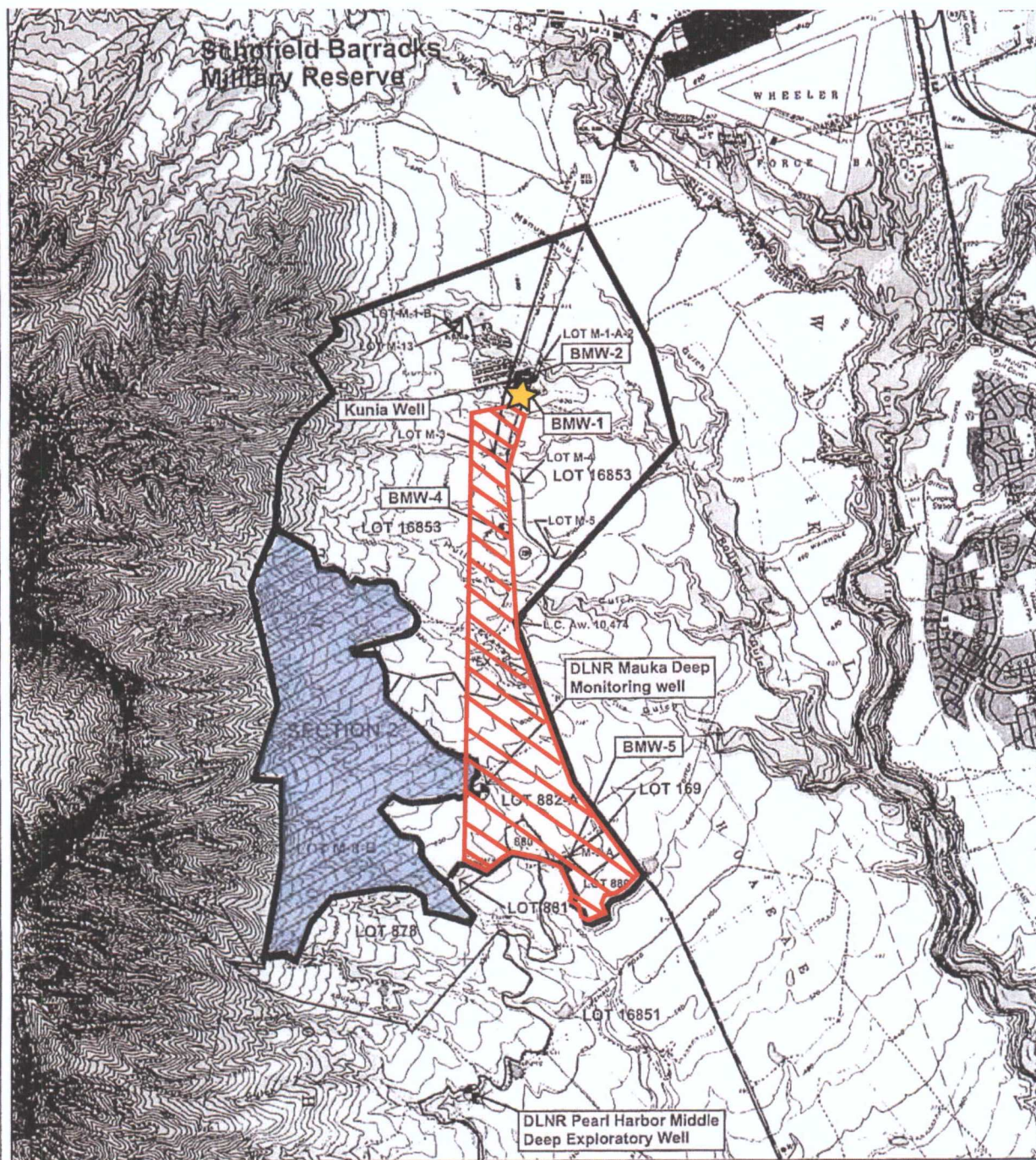


Site Plan
and Sections 7 and 9

Del Monte/Kunia

Figure 4

Source: Letter to Ms. Janet Rosati, EPA Project Coordinator
from James Campbell Company, December 3, 2008



LEGEND

- Well Locations
- Del Monte Site Boundary
- Land Court Lots

0' 4,000'
Scale: 1"=4,000 Feet



Section 2

SECTION 2

Del Monte Corporation
(Oahu Plantation) Superfund Site

EXPLANATION

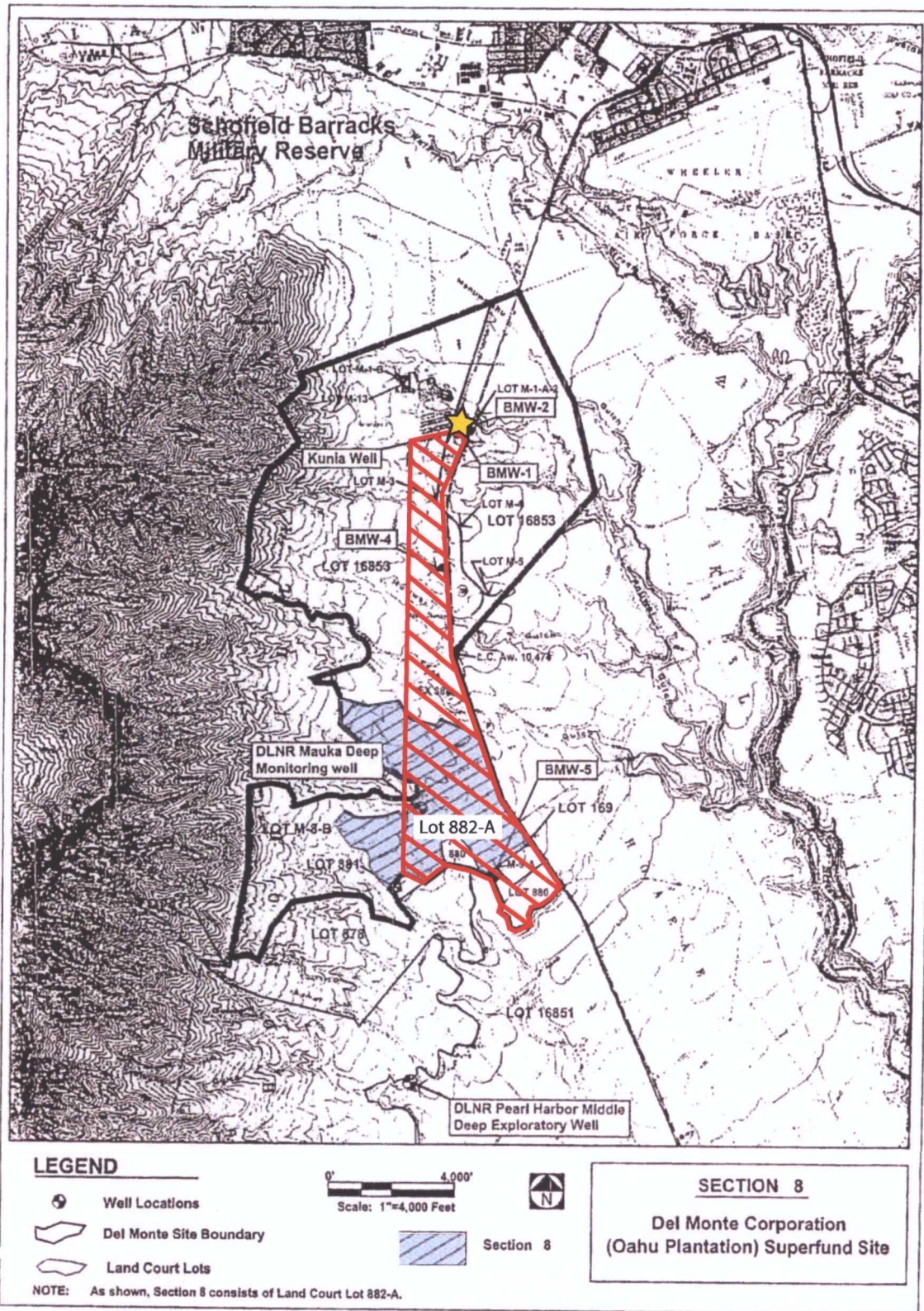
- EPA Well Restriction Area
- Source Area



Site Plan
and Section 2
Del Monte/Kunia

Figure 5

Source: Letter to Ms. Janet Rosati, EPA Project Coordinator
from James Campbell Company, September 15, 2008



EXPLANATION

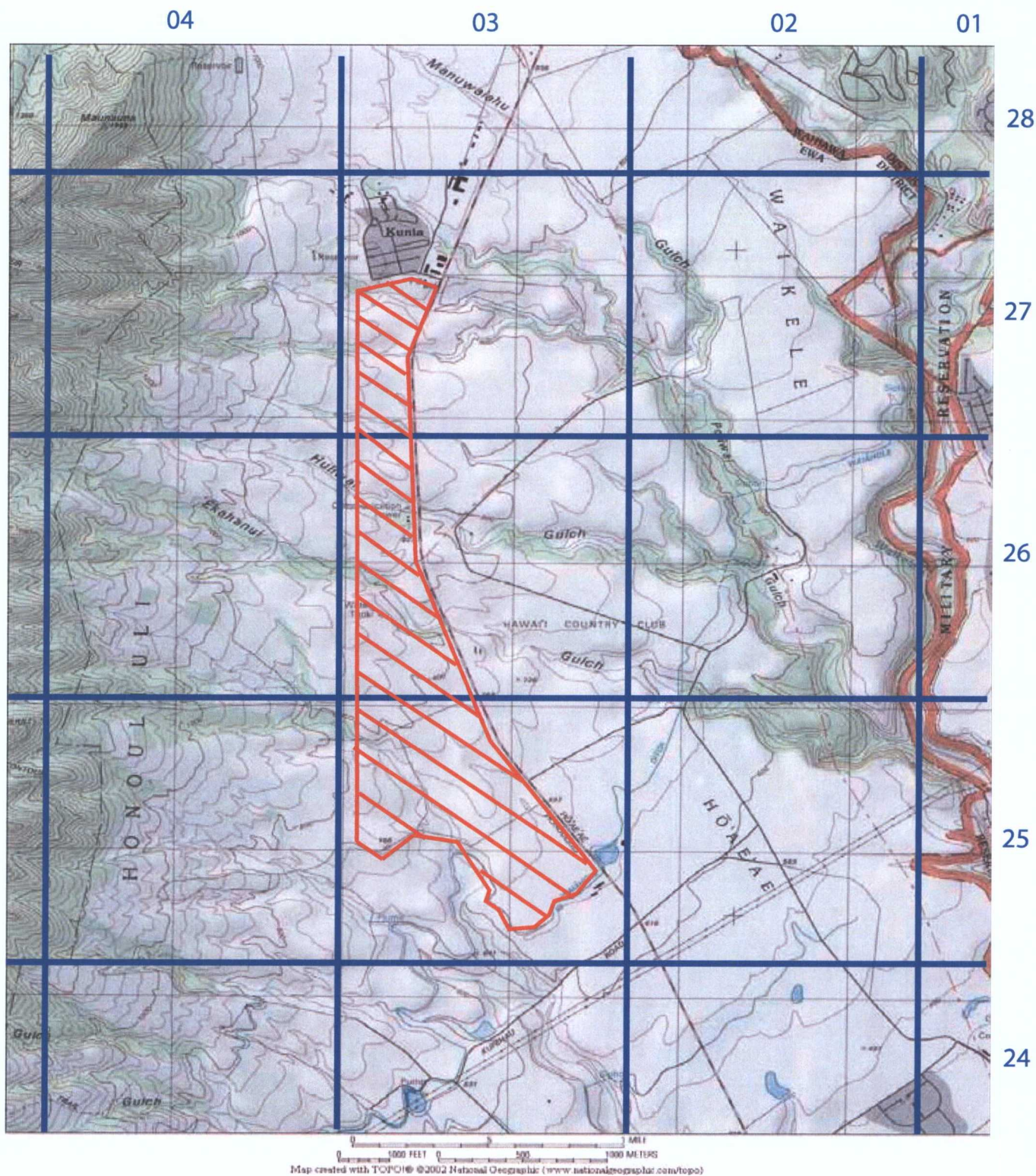
- EPA Well Restriction Area
- Source Area



Site Plan
and Section 8
Del Monte/Kunia

Figure 7

Source: Letter to Ms. Janet Rosati, EPA Project Coordinator
from James Campbell Company, October 2, 2007



EXPLANATION



EPA Well Restriction Area



Well Restriction
Area and DLNR
Well Number
Quadrants
Del Monte/Kunia
Figure 8

APPENDICES

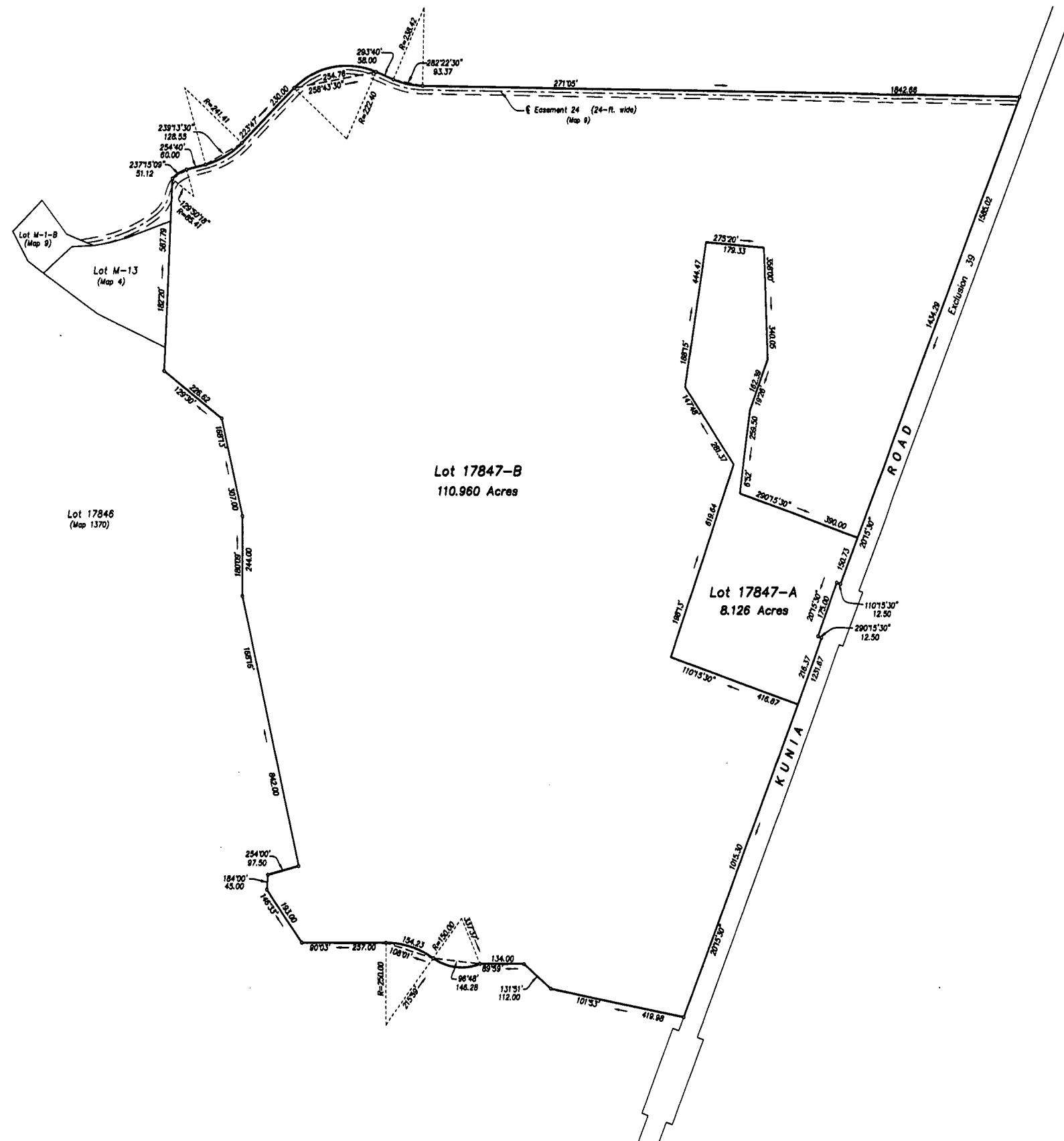
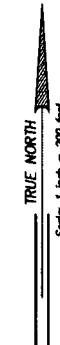


Appendix A

Source Area Boundary & Land Court
Survey Maps

LAND COURT
STATE OF HAWAII
LAND COURT APPLICATION 1069

SUBDIVISION OF LOT 17847
AS SHOWN ON MAP 1370
INTO LOTS 17847-A AND 17847-B
AT HONOLULU, EWA, OAHU, HAWAII



R. M. Towill Corporation

2024 N. King Street, Suite 200
 Honolulu, Hawaii 96819
 August 23, 2011

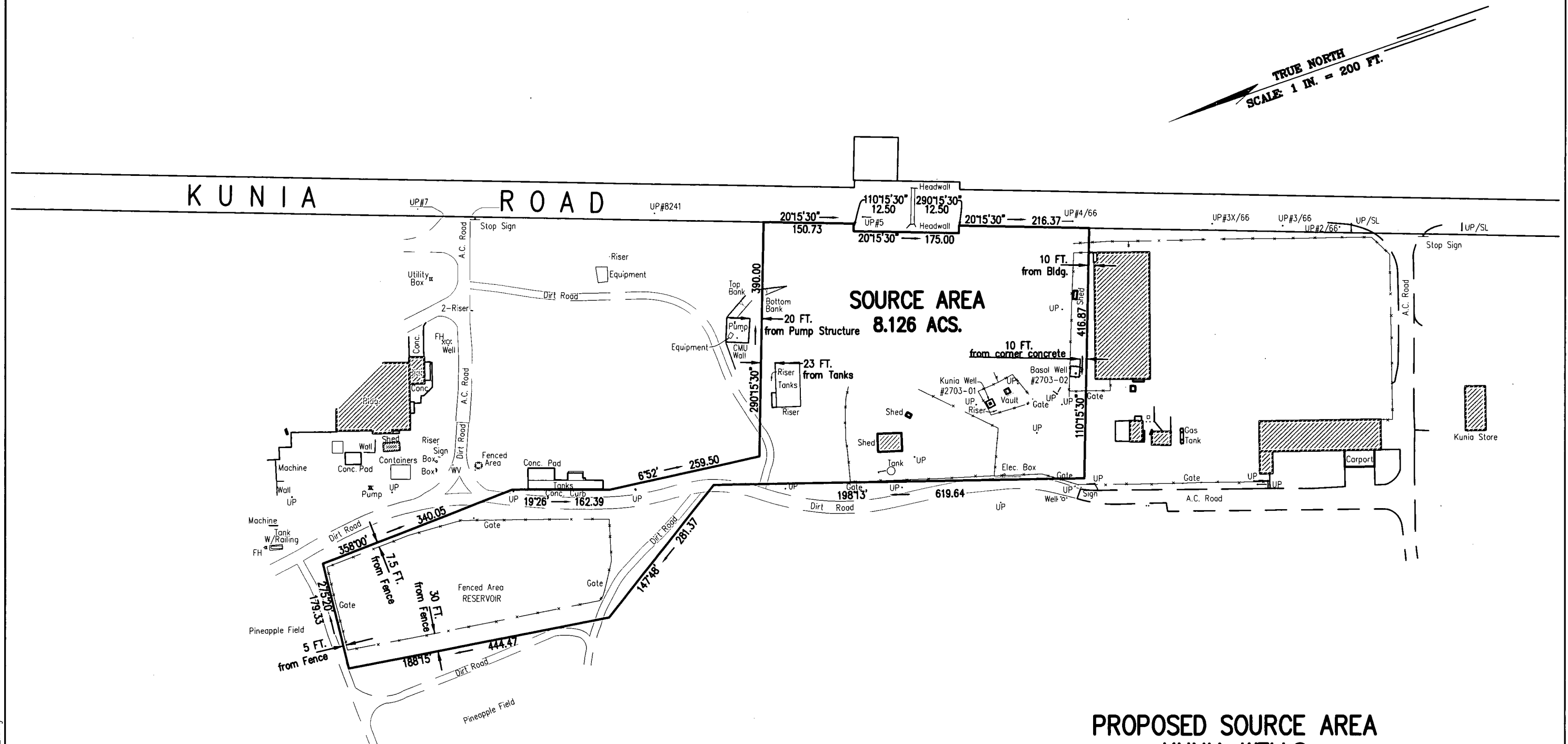
Dan L. M. Akita 4/30/12
 Dan L.M. Akita Expiration Date
 Licensed Professional Land Surveyor
 Certificate Number 12748
 Land Court Certificate Number 312

OWNER: HAWAII AGRICULTURE RESEARCH CENTER
 TRANSFER CERTIFICATE OF TITLE: 984,710
 OWNER: KUNIA VILLAGE TITLE HOLDING CORPORATION
 TRANSFER CERTIFICATES OF TITLE: 1,056,407 ET AL.

AUTHORIZED AND APPROVED BY ORDER OF THE JUDGE
 OF THE LAND COURT DATED APRIL 18, 2012
 BY ORDER OF THE COURT.

Fa'arua' Kawahine
 REGISTRAR OF THE LAND COURT

Filed January 24, 2012
Janis [Signature]
Clark



**PROPOSED SOURCE AREA
KUNIA WELLS
AT HONOULIULI, EWA, OAHU, HAWAII**



Appendix B

Lessee Certifications of Compliance

JAMES CAMPBELL COMPANY LLC

June 5, 2017

Ms. Stephanie Whalen
Hawaii Agriculture Research Center
P. O. Box 100
Kunia, HI 96759

Mr. David Kula
Kunia Village Title Holding Corporation
P. O. Box 100
Kunia, HI 96759

Dear Ms. Whalen & Mr. Kula:

Re: Certification required under Declaration of Environmental Restrictions (Well Restriction Area); Joinder, recorded in Land Court as Document No. 3676946 and recorded in the Bureau of Conveyances as Document No. 2007-193801 ("Declaration")

In accordance with Section 3 of the above Declaration, James Campbell Company LLC ("JCC"), as Declarant, is required to submit to the EPA an annual report in accordance with Section VII.D of the Institutional Control Consent Decree ("IC Annual Report"). Under Section 3 of the Declaration, the fee simple owners of Kunia Village are required, within 30 days of receipt of a request from JCC, to (i) summarize the activities such owners have undertaken the previous years to comply with the requirements of the Declaration as to Kunia Village, and (ii) certify such information to JCC.

Accordingly, in conjunction with our preparation of the IC Annual Report this year, enclosed is a Certification of Compliance with Declaration of Environmental Restrictions (Well Restriction Area) for your execution on behalf of the owners of Kunia Village. Please review and sign the enclosed Certification and return it to me within 30 days of the date of this letter, so that we can finalize the IC Annual Report that we are required to give to EPA. If you are unable to certify the statements contained in the enclosed document, please give me a call so that we can discuss any modifications to your Certification.

Thank you in advance for your cooperation in this matter. Please give me a call at (808) 674-3289 if you have any questions.

Sincerely,



Stephen H. Kelly
Project Coordinator

ga:00032500/K11108

Enclosures

**CERTIFICATION OF COMPLIANCE WITH DECLARATION OF
ENVIRONMENTAL RESTRICTIONS (WELL RESTRICTION AREA)**

I am authorized to make this certification on behalf of the owner(s) of the property described below ("**Property**").

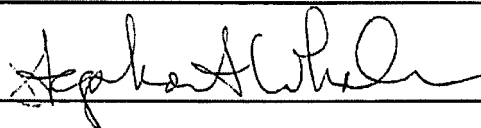
On behalf of said owner(s), I hereby certify, to the best of my and said owner(s)' information and belief, that the following is true and correct as of the date set forth below:

- No application for a water use permit to withdraw water from any well located or to be located in the area shown on the map attached hereto ("**Well Restriction Area**") has been filed by any owner, lessee, licensee, or other occupant or user of the Property (collectively "**Occupant**").

- No Occupant of the Property has undertaken any construction in the Well Restriction Area that has damaged or interfered with, or might damage or interfere with, any basal groundwater monitoring or extraction wells, or equipment associated with those wells.

Date: June 7, 2017

Signature: _____



Printed Name: Stephanie A. Whalen

Title: Executive Director

Property description:

KUNIA VILLAGE:

PARCEL ONE:

All of that certain parcel of land situate at Honouliuli, District of Ewa, City and County of Honolulu, Island of Oahu, State of Hawaii, more particularly described as follows:

LOT 17847-A (area 8.126 acres), as shown on Map 1559, filed in the Office of the Assistant Registrar of the Land Court to the State of Hawaii with Land Court Application No. 1069 of the Trustees under the Will and of the Estate of James Campbell, Deceased.

BEING all of the land described in and covered by **Certificate of Title No. 1,098,652.**

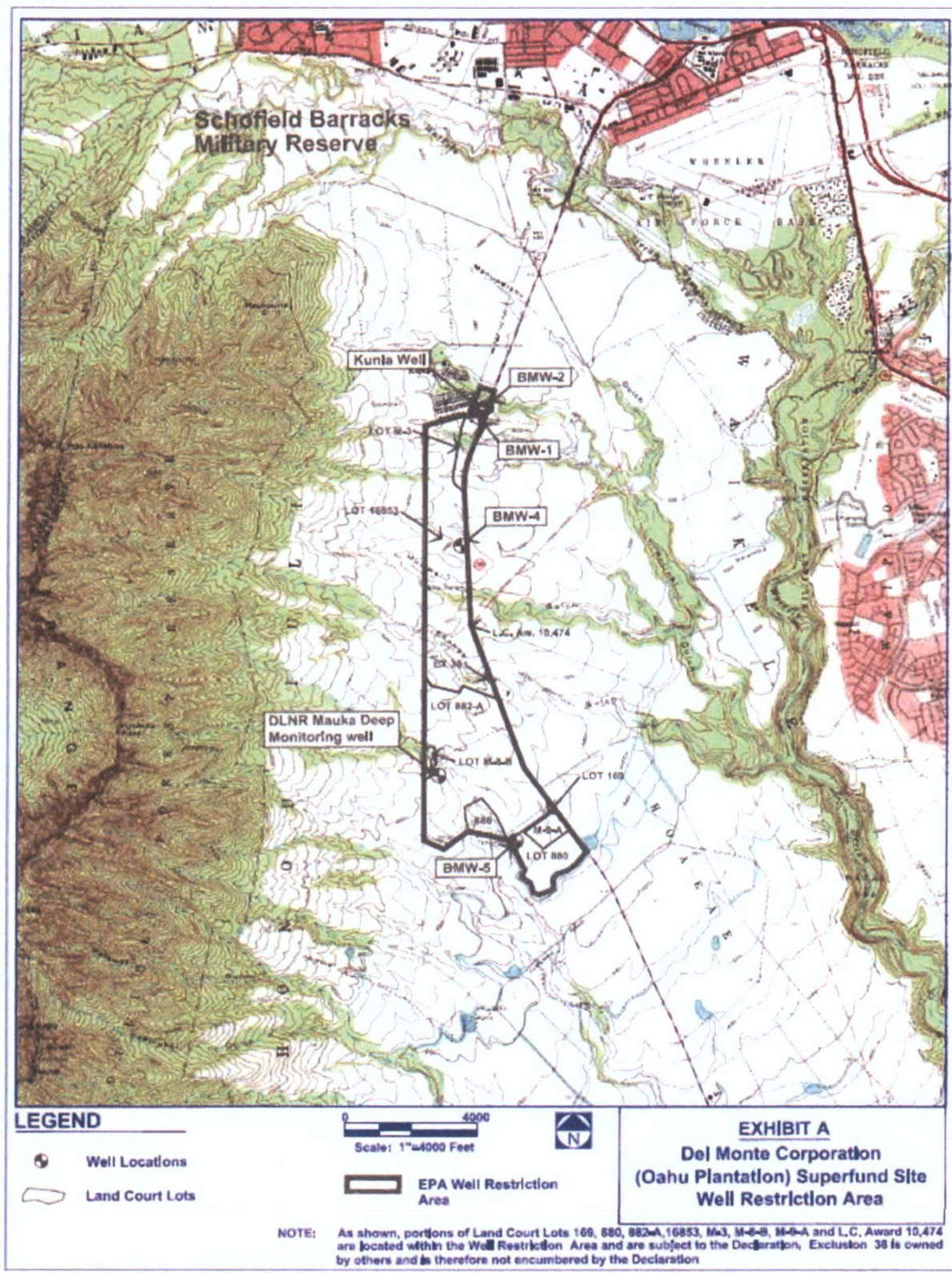
PARCEL TWO:

All of that certain parcel of land situate at Honouliuli, District of Ewa, City and County of Honolulu, Island of Oahu, State of Hawaii, more particularly described as follows:

LOT 17847-B (area 110.960 acres), as shown on Map 1559, filed in the Office of the Assistant Registrar of the Land Court to the State of Hawaii with Land Court Application No. 1069 of the Trustees under the Will and of the Estate of James Campbell, Deceased.

BEING all of the land described in and covered by **Certificate of Title Nos. 1,098,653 and 1,098,654.**

End of Property Description



JAMES CAMPBELL COMPANY LLC

June 5, 2017

Mr. Pete Sims
Project Director
Island Palm Communities
215 Duck Road, Building 950
Schofield Barracks, HI 96857

Dear Mr. Sims:

Re: Certification required under Declaration of Environmental Restrictions (Well Restriction Area); Joinder, recorded in Land Court as Document No. 3676946 and recorded in the Bureau of Conveyances as Document No. 2007-193801 ("Declaration")

In accordance with Section 3 of the above Declaration, James Campbell Company LLC ("JCC"), as Declarant, is required to submit to the EPA an annual report in accordance with Section VII.D of the Institutional Control Consent Decree ("IC Annual Report"). Under Section 3 of the Declaration, the fee simple owners of Section 9 are required, within 30 days of receipt of a request from JCC, to (i) summarize the activities such owners have undertaken the previous years to comply with the requirements of the Declaration as to Section 9, and (ii) certify such information to JCC.

Accordingly, in conjunction with our preparation of the IC Annual Report this year, enclosed is a Certification of Compliance with Declaration of Environmental Restrictions (Well Restriction Area) for your execution on behalf of the owners of Section 9. Please review and sign the enclosed Certification and return it to me within 30 days of the date of this letter, so that we can finalize the IC Annual Report that we are required to give to EPA. If you are unable to certify the statements contained in the enclosed document, please give me a call so that we can discuss any modifications to your Certification.

Thank you in advance for your cooperation in this matter. Please give me a call at (808) 674-3289 if you have any questions.

Sincerely,



Stephen H. Kelly
Project Coordinator

00032500/K11106

Enclosures

cc: Mike Barstis (w/enclosures)

**CERTIFICATION OF COMPLIANCE WITH DECLARATION OF
ENVIRONMENTAL RESTRICTIONS (WELL RESTRICTION AREA)**

I am authorized to make this certification on behalf of the owner(s) of the property described below ("**Property**").

On behalf of said owner(s), I hereby certify, to the best of my and said owner(s)' information and belief, that the following is true and correct as of the date set forth below:

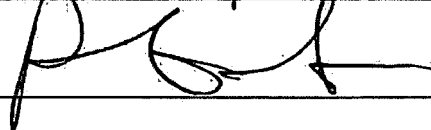
- No application for a water use permit to withdraw water from any well located or to be located in the area shown on the map attached hereto ("**Well Restriction Area**") has been filed by any owner, lessee, licensee, or other occupant or user of the Property (collectively "**Occupant**").

- No Occupant of the Property has undertaken any construction in the Well Restriction Area that has damaged or interfered with, or might damage or interfere with, any basal groundwater monitoring or extraction wells, or equipment associated with those wells.

Date:

June 8, 2017

Signature:



Printed Name:

Pete Simi

Title:

Senior Vice President, General Manager

Property description:

KUNIA SECTION 9:

PARCEL ONE:

All of that certain parcel of land situate at Honouliuli, District of Ewa, City and County of Honolulu, Island of Oahu, State of Hawaii, more particularly described as follows:

LOT 17846 (area 2,395.961 acres), as shown on Map 1370, filed in the Office of the Assistant Registrar of the Land Court to the State of Hawaii with Land Court Application No. 1069 of the Trustees under the Will and of the Estate of James Campbell, Deceased.

BEING all of the land described in and covered by **Certificate of Title No. 930,578** issued to Army Hawaii Family Housing LLC, a Delaware limited liability company.

End of Parcel One Description

PARCEL TWO:

All of that certain parcel of land situate at Hoaeae, District of Ewa, City and County of Honolulu, Island of Oahu, State of Hawaii, more particularly described as follows:

ROYAL PATENT NUMBER 4490, LAND COMMISSION AWARD 10,474, APANA 9 TO NAMAUU, situate, lying and being on the westerly side of Kunia Road, being PARCEL 5, and thus bounded and described as per survey dated August 8, 1988:

Beginning at the north corner of this parcel of land and on the westerly side of Kunia Road, the coordinates of said point being referred to Government Survey Triangulation Station "KAPUAI NEW," being 22,750.96 feet North and 4,331.52 feet East, thence running by azimuths measured clockwise from true South:

1. Along the westerly side of Kunia Road, on a curve to the left with a radius of 2,894.90 feet, the azimuth and distance of the chord being:

345° 29' 57" 611.81 feet;
2. 159° 26' 573.67 feet Along Lot M-1-A-1 of Land Court Application 1069;
3. 221° 12' 30" 73.38 feet Along Lot M-1-A-1 of Land Court Application 1069 to the point of beginning and containing an area of 11,930, square feet, more or less.

BEING a portion of the premises acquired by Limited Warranty Deed with Covenants and Reservation of Rights December 10, 2008, made by James Campbell Company LLC, as grantor, and Army Hawaii Family Housing LLC, as grantee, filed in the Office of the Assistant Registrar of the Land Court of the State of Hawaii as Document No. 3812212 and recorded in the Bureau of Conveyances of the State of Hawaii as Document No. 2008-185856.

End of Parcel Two

JAMES CAMPBELL COMPANY LLC

June 5, 2017

Kunia Loa Ridge Farmlands
c/o Huakai Management
ATTN: Donald Garwood
1136 Union Street Mall, Suite 310
Honolulu, HI 96813

Gentlemen:

Re: Certification required under Declaration of Environmental Restrictions (Well Restriction Area); Joinder, recorded in Land Court as Document No. 3676946 and recorded in the Bureau of Conveyances as Document No. 2007-193801 ("Declaration")

In accordance with Section 3 of the above Declaration, James Campbell Company LLC ("JCC"), as Declarant, is required to submit to the EPA an annual report in accordance with Section VII.D of the Institutional Control Consent Decree ("IC Annual Report"). Under Section 3 of the Declaration, the fee simple owners of Section 2 are required, within 30 days of receipt of a request from JCC, to (i) summarize the activities such owners has undertaken the previous years to comply with the requirements of the Declaration as to Section 2, and (ii) certify such information to JCC.

Accordingly, in conjunction with our preparation of the IC Annual Report this year, enclosed is a Certification of Compliance with Declaration of Environmental Restrictions (Well Restriction Area) for your execution on behalf of the owners of Section 2. Please review and sign the enclosed Certification and return it to me within 30 days of the date of this letter, so that we can finalize the IC Annual Report that we are required to give to EPA. If you are unable to certify the statements contained in the enclosed document, please give me a call so that we can discuss any modifications to your Certification.

Thank you in advance for your cooperation in this matter. Please give me a call at (808) 674-3289 if you have any questions.

Sincerely,



Stephen H. Kelly
Project Coordinator

ga:00032500/K11110

Enclosures

**CERTIFICATION OF COMPLIANCE WITH DECLARATION OF
ENVIRONMENTAL RESTRICTIONS (WELL RESTRICTION AREA)**

I am authorized to make this certification on behalf of the owner(s) of the property described below ("**Property**").

On behalf of said owner(s), I hereby certify, to the best of my and said owner(s)' information and belief, that the following is true and correct as of the date set forth below:

- No application for a water use permit to withdraw water from any well located or to be located in the area shown on the map attached hereto ("**Well Restriction Area**") has been filed by any owner, lessee, licensee, or other occupant or user of the Property (collectively "**Occupant**").

- No Occupant of the Property has undertaken any construction in the Well Restriction Area that has damaged or interfered with, or might damage or interfere with, any basal groundwater monitoring or extraction wells, or equipment associated with those wells.

Date: 7/13/2017

Signature: 

Printed Name: Briana Flores

Title: Senior Property manager

Property description: Agricultural lands

SECTION 2:

All of that certain parcel of land situate at Honouliuli, District of Ewa, City and County of Honolulu, Island of Oahu, State of Hawaii, more particularly described as follows:

Being the land described in deregistered Certificate of Title No. 975,762 recorded in the Bureau of Conveyances of the State of Hawaii as Document No. 2011-133200, described as LOT M-8-B (area 854.23 acres), as shown on Map 5, filed in the Office of the Assistant Registrar of the Land Court to the State of Hawaii with Land Court Application No. 1069 of the Trustees under the Will and of the Estate of James Campbell, Deceased, which lot has been deregistered from the Land Court System pursuant to Hawaii Revised Statutes Section 501-261.

End of Property Description

JAMES CAMPBELL COMPANY LLC

June 5, 2017

Mr. Mark Phillipson
Syngenta Hawaii, LLC
P. O. Box 8
Kunia, HI 96759

Dear Mr. Phillipson:

Re: Certification required under Declaration of Environmental Restrictions (Well Restriction Area); Joinder, recorded in Land Court as Document No. 3676946 and recorded in the Bureau of Conveyances as Document No. 2007-193801 ("Declaration")

In accordance with Section 3 of the above Declaration, James Campbell Company LLC ("JCC"), as Declarant, is required to submit to the EPA an annual report in accordance with Section VII.D of the Institutional Control Consent Decree ("IC Annual Report"). Under Section 3 of the Declaration, the fee simple owners of Section 6 are required, within 30 days of receipt of a request from JCC, to (i) summarize the activities such owners has undertaken the previous years to comply with the requirements of the Declaration as to Section 6, and (ii) certify such information to JCC.

Accordingly, in conjunction with our preparation of the IC Annual Report this year, enclosed is a Certification of Compliance with Declaration of Environmental Restrictions (Well Restriction Area) for your execution on behalf of the owners of Section 6. Please review and sign the enclosed Certification and return it to me within 30 days of the date of this letter, so that we can finalize the IC Annual Report that we are required to give to EPA. If you are unable to certify the statements contained in the enclosed document, please give me a call so that we can discuss any modifications to your Certification.

Thank you in advance for your cooperation in this matter. Please give me a call at (808) 674-3289 if you have any questions.

Sincerely,



Stephen H. Kelly
Project Coordinator

ga:00032500/K11107

Enclosures

**CERTIFICATION OF COMPLIANCE WITH DECLARATION OF
ENVIRONMENTAL RESTRICTIONS (WELL RESTRICTION AREA)**

I am authorized to make this certification on behalf of the owner(s) of the property described below ("**Property**").

On behalf of said owner(s), I hereby certify, to the best of my and said owner(s) information and belief, that the following is true and correct as of the date set forth below:

- No application for a water use permit to withdraw water from any well located or to be located in the area shown on the map attached hereto ("**Well Restriction Area**") has been filed by any owner, lessee, licensee, or other occupant or user of the Property (collectively "**Occupant**").

- No Occupant of the Property has undertaken any construction in the Well Restriction Area that has damaged or interfered with, or might damage or interfere with, any basal groundwater monitoring or extraction wells, or equipment associated with those wells.

Date:

June 20, 2017

Signature:



Printed Name:

TYLER JONES

Title:

SITE OPERATIONS MANAGER

Property description:

SECTION 6:

PARCEL ONE:

All of that certain parcel of land situate at Honouliuli, District of Ewa, City and County of Honolulu, Island of Oahu, State of Hawaii, more particularly described as follows:

LOT M-9-A (area 19.296 acres), as shown on Map 6, filed in the Office of the Assistant Registrar of the Land Court to the State of Hawaii with Land Court Application No. 1069 of the Trustees under the Will and of the Estate of James Campbell, Deceased.

BEING all of the land described in and covered by **Certificate of Title No. 921,358** issued to Syngenta Hawaii, LLC, a Hawaii limited liability company.,

End of Parcel One Description

PARCEL TWO:

All of that certain parcel of land situate at Honouliuli, District of Ewa, City and County of Honolulu, Island of Oahu, State of Hawaii, more particularly described as follows:

LOT 169 (area 0.693 acres), as shown on Map 27, filed in the Office of the Assistant Registrar of the Land Court to the State of Hawaii with Land Court Application No. 1069 of the Trustees under the Will and of the Estate of James Campbell, Deceased.

BEING all of the land described in and covered by **Certificate of Title No. 921,359** issued to Syngenta Hawaii, LLC, a Hawaii limited liability company.

End of Parcel Two Description

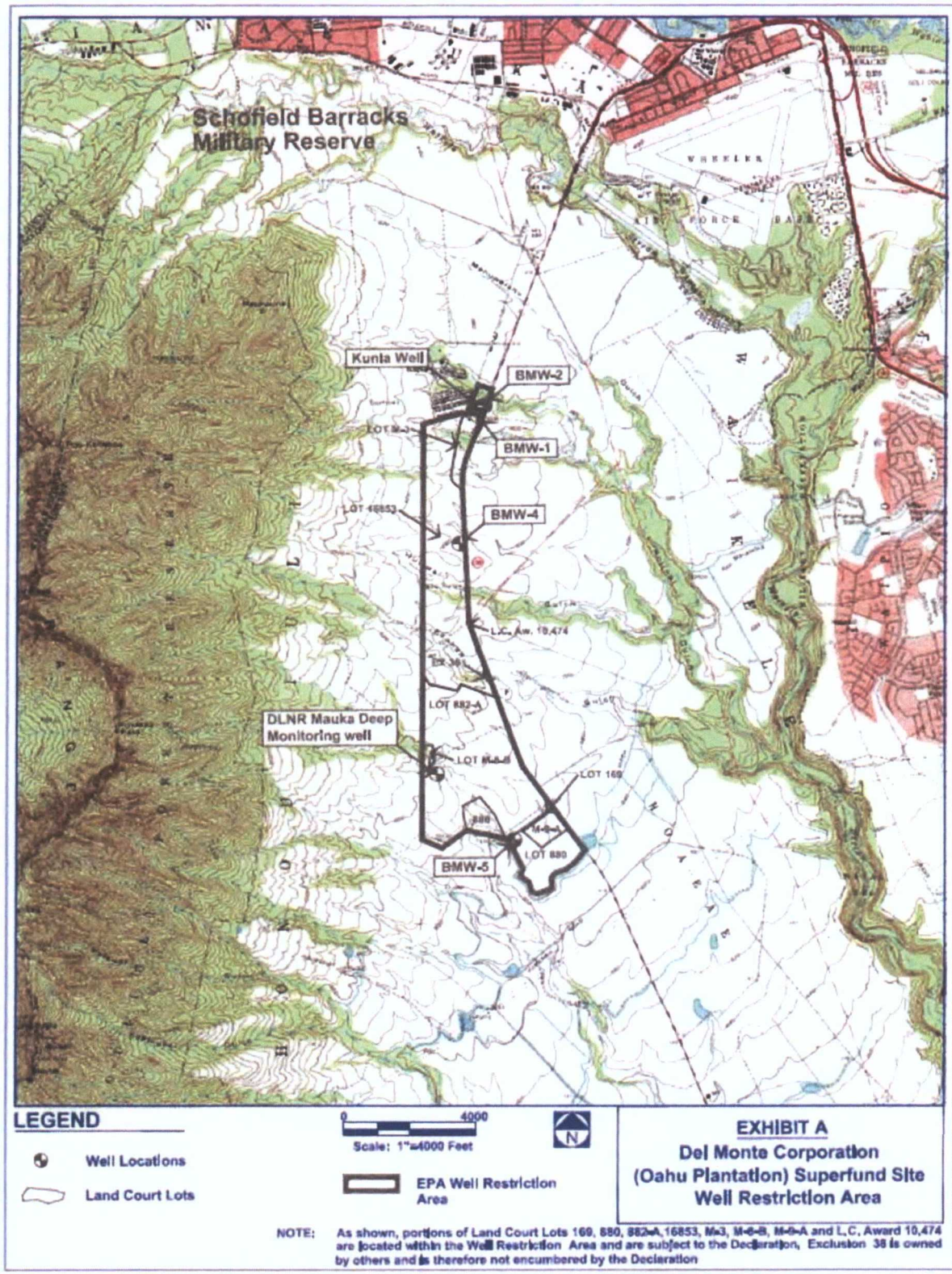
PARCEL THREE:

All of that certain parcel of land situate at Honouliuli, District of Ewa, City and County of Honolulu, Island of Oahu, State of Hawaii, more particularly described as follows:

LOT 880 (area 93.117 acres), as shown on Map 109, filed in the Office of the Assistant Registrar of the Land Court to the State of Hawaii with Land Court Application No. 1069 of the Trustees under the Will and of the Estate of James Campbell, Deceased.

BEING all of the land described in and covered by **Certificate of Title No. 921,364** issued to Syngenta Hawaii, LLC, a Hawaii limited liability company.

End of Parcel Three Description



JAMES CAMPBELL COMPANY LLC

June 5, 2017

Mr. Tim Law
c/o Fat Law's Farm, Inc.
91-1023 Kaikoele Street
Ewa Beach, HI 96706

Dear Mr. Law:

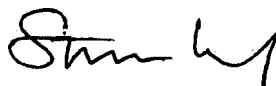
Re: Certification required under Declaration of Environmental Restrictions (Well Restriction Area); Joinder, recorded in Land Court as Document No. 3676946 and recorded in the Bureau of Conveyances as Document No. 2007-193801 ("Declaration")

In accordance with Section 3 of the above Declaration, James Campbell Company LLC ("JCC"), as Declarant, is required to submit to the EPA an annual report in accordance with Section VII.D of the Institutional Control Consent Decree ("IC Annual Report"). Under Section 3 of the Declaration, the fee simple owners of Section 8 are required, within 30 days of receipt of a request from JCC, to (i) summarize the activities such owners have undertaken the previous years to comply with the requirements of the Declaration as to Section 8, and (ii) certify such information to JCC.

Accordingly, in conjunction with our preparation of the IC Annual Report this year, enclosed is a Certification of Compliance with Declaration of Environmental Restrictions (Well Restriction Area) for your execution on behalf of the owners of Section 8. Please review and sign the enclosed Certification and return it to me within 30 days of the date of this letter, so that we can finalize the IC Annual Report that we are required to give to EPA. If you are unable to certify the statements contained in the enclosed document, please give me a call so that we can discuss any modifications to your Certification.

Thank you in advance for your cooperation in this matter. Please give me a call at (808) 674-3289 if you have any questions.

Sincerely,



Stephen H. Kelly
Project Coordinator

00032500/K11109

Enclosures

**CERTIFICATION OF COMPLIANCE WITH DECLARATION OF
ENVIRONMENTAL RESTRICTIONS (WELL RESTRICTION AREA)**

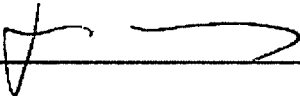
I am authorized to make this certification on behalf of the owner(s) of the property described below ("**Property**").

On behalf of said owner(s), I hereby certify, to the best of my and said owner(s)' information and belief, that the following is true and correct as of the date set forth below:

- No application for a water use permit to withdraw water from any well located or to be located in the area shown on the map attached hereto ("**Well Restriction Area**") has been filed by any owner, lessee, licensee, or other occupant or user of the Property (collectively "**Occupant**").

- No Occupant of the Property has undertaken any construction in the Well Restriction Area that has damaged or interfered with, or might damage or interfere with, any basal groundwater monitoring or extraction wells, or equipment associated with those wells.

Date: July 13, 2017

Signature: 

Printed Name: Frank Law

Title: Vice President, FAT Law's Farm, Inc.

Property description:

SECTION 8:

PARCEL ONE:

All of that certain parcel of land situate at Honouliuli, District of Ewa, City and County of Honolulu, Island of Oahu, State of Hawaii, more particularly described as follows:

LOT 882-A (area 425.963 acres), as shown on Map 110, filed in the Office of the Assistant Registrar of the Land Court to the State of Hawaii with Land Court Application No. 1069 of the Trustees under the Will and of the Estate of James Campbell, Deceased.

BEING all of the land described in and covered by **Certificate of Title No. 1,062,206** issued to Fat Law's Farm, Inc., et al.

End of Parcel One Description

Appendix C

Inspection Photolog



Photograph #1

Description of Photograph:

The source area, looking north. The vapor extraction and groundwater extraction systems were in good operational condition. Vegetation was well maintained.

Photograph Date:

August 8, 2017



Photograph #2

Description of Photograph:

SVE remediation system, enclosure, and associated piping was in good operational condition.

Photograph Date:

August 8, 2017



Photograph #3

Description of Photograph:

BMW-1 was in good condition.

Photograph Date:

August 8, 2017



Photograph #4

Description of Photograph:

BMW-2 was in good condition.

Photograph Date:

August 8, 2017



Photograph #5

Description of Photograph:

Source area looking west.

Photograph Date:

August 8, 2017



Photograph #7

Description of Photograph:

Source area looking east. The heavily vegetated drainage channel can be seen towards the top of the photograph.

Photograph Date:

August 8, 2017



Photograph #8

Description of Photograph:

Leaky fitting in southern section of the phytoremediation area.

Photograph Date:

August 8, 2017



Photograph #9

Description of Photograph:

BMW-3 appeared in good condition.

Photograph Date:

August 8, 2017



Photograph #10

Description of Photograph:

Inside the cap of BMW-3.

Photograph Date:

August 8, 2017



Photograph #11

Description of Photograph:

BMW-4 appeared in good condition.

Photograph Date:

August 8, 2017



Photograph #12

Description of Photograph:

BMW-5 appeared in good condition.

Photograph Date:

August 8, 2017



Photograph #13

Description of Photograph:

BMW-6 appeared in good condition.

Photograph Date:

August 8, 2017



Photograph #14

Description of Photograph:

BMW-7 appeared in good condition.

Photograph Date:

August 18, 2017



Photograph #15

Description of Photograph:

BMW-7 with the cap removed.

Photograph Date:

August 8, 2017



Photograph #16

Description of Photograph:

The DLNR Mauka Deep Monitoring Well appeared in good condition.

Photograph Date:

August 8, 2017